

# SIDING & TRIM

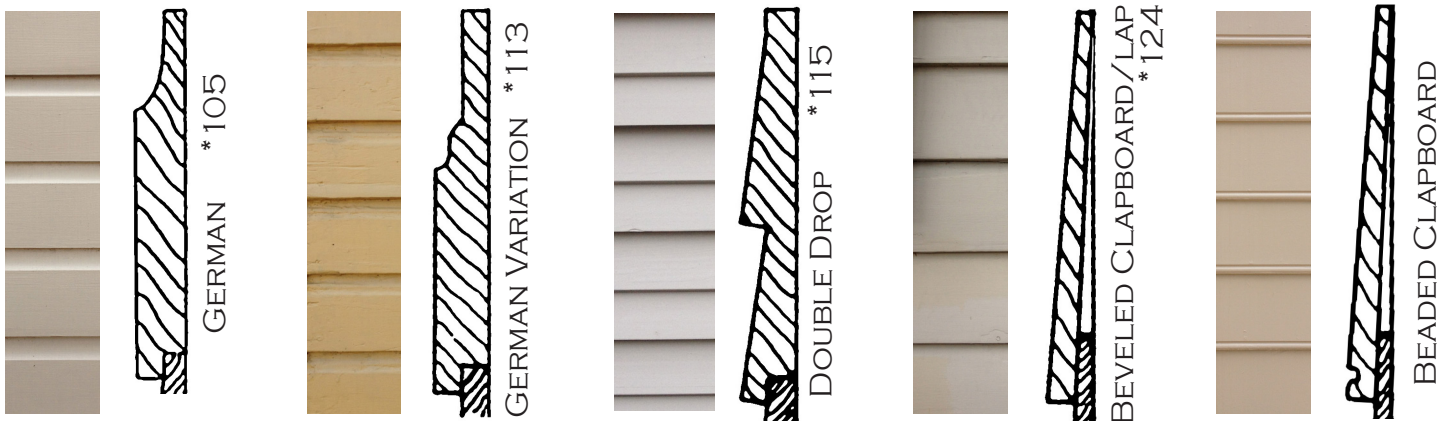
PARKER-GRAY DISTRICT  
CITY OF ALEXANDRIA

REQUIRED APPROVALS			
YEAR BUILT	FRONT (STREET FACING)	SIDE (NON-STREET FACING)	REAR (NON-STREET FACING)
Pre - 1932	STAFF REVIEW	STAFF REVIEW	STAFF REVIEW
Post - 1931	STAFF REVIEW	STAFF REVIEW	STAFF REVIEW

Exterior siding protects a structure from the elements and is an important design element which can also provide clues to the building's age and architectural style. A central tenant of historic preservation is that original historic materials should be retained and repaired, rather than replaced. Therefore, the BAR requires retention of historic siding, if present, on buildings or additions constructed prior to 1932 ("early" buildings). For "later" buildings or for the side and rear elevations of early buildings where historic siding no longer exists, high quality composite siding such as fiber cement or fly ash composite can be used, provided that it has a smooth finish and is paintable. Likewise, synthetic trim can be applied in select locations, as long as it is solid through-the-core, millable, and paintable.

An informed and careful field analysis of the condition of existing siding must be completed by BAR staff before any decision to replace historic materials is made. In many cases, historic siding is covered by subsequent layers of siding, such as aluminum, vinyl, and artificial stone siding and it is not unusual to discover intact historic siding in good condition underneath. Staff will make a written determination whether the historic siding is reasonably-salvageable and must be retained on early buildings. Maintenance of any type of siding is of essential, as regular caulking and painting is far less expensive than replacement.

## SIDING TYPES



### TIME TO REPAINT?

While the BAR does not regulate color, staff can provide you a list of historically appropriate colors as well as advice on regular maintenance and repairs.

# GUIDELINES

## RECOMMENDED . . .

- Repair rather than replace historic wood siding.
- Replace only those portions of siding that cannot be repaired.
- Match the appropriate historic profile.
- Paint wood siding. BAR staff can provide you a list of historically appropriate colors.
- Prime all six sides of each clapboard and install on rain screen sleepers to promote ventilation on the back side.

## DISCOURAGED . . .

- Blow-in insulation that permanently adheres to the historic framing and siding.
- Installation of aluminum or vinyl siding.
- Encapsulation of siding, trim or other wood elements such as brackets, spindles, cornices, columns, etc.

### REGARDLESS OF AGE OR LOCATION:

A building permit is required for siding replacement over **100 square feet** in the historic districts.

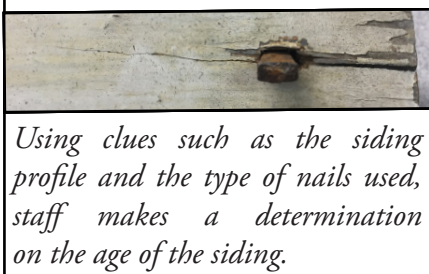
## SIDING ANALYSIS



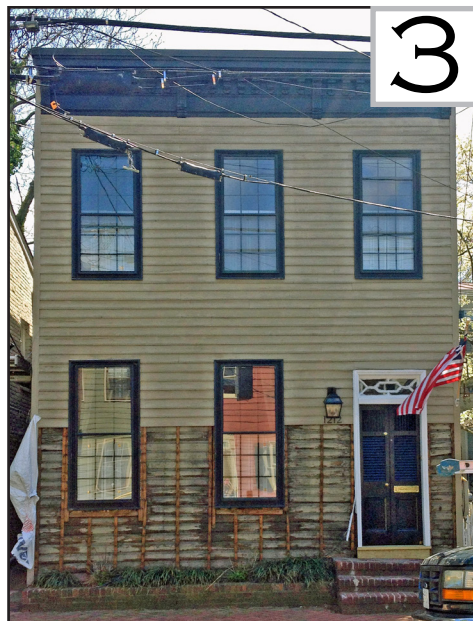
*A contractor carefully removes a small portion of the surface siding.*



*The investigation reveals an older layer of siding underneath.*



*Using clues such as the siding profile and the type of nails used, staff makes a determination on the age of the siding.*



*The contractor exposes more of the historic siding for staff to assess its condition. In this case, the historic siding is in very good condition and will be stripped and painted for reuse on this building.*



*Removal of the contemporary siding revealed ghost marks in the old paint from which the contractor was able to recreate the original window and door trim.*

### OLD WOOD OR NEW WOOD?

Restoring historic wood siding is often less expensive and more eco-friendly than buying all new material. Also, historic siding is often of a better quality and durability than what you can purchase today.